



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-056565-25

In the matter of: 9 BAYSHORE CRES
ST CATHARINES ON L2N5Y3

Between: Josh Cowan Tenant

And

Lei Wang Landlord

Josh Cowan (the 'Tenant') applied for an order determining that Lei Wang (the 'Landlord') entered the rental unit illegally, substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household, and harassed, obstructed, coerced, threatened or interfered with the Tenant.

This Adjudicative Case Conference was heard by videoconference on March 26, 2026.

Only the Landlord's Legal Representative Xianyu Luo attended the hearing.

As of 9:30 am, the Tenant was not present or represented at the hearing although properly served with notice of this hearing by the LTB.

Determinations:

1. Since the Tenant did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant's application is dismissed.

April 1, 2026
Date Issued

Jagger Benham
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.